

BK 0345 PG 0736

## WARRANTY DEED

THIS WARRANTY DEED made and entered into this day by and between JIMMY WADDELL and MILDRED M. WADDELL, husband and wife, Grantors, and SCOTTELLO, LLC, A Mississippi Limited Liability Company, Grantee,

### WITNESSETH:

THAT FOR AND IN CONSIDERATION of the sum of Ten and no/100 Dollars (\$10.00), cash in hand paid by the Grantee to the Grantors, and other good and valuable considerations, the receipt and sufficiency of all of which is hereby acknowledged, Grantors do hereby convey and warrant, except as hereinafter set forth, unto the Grantee, the following described property, together with the improvements, hereditaments and appurtenances thereunto belonging, located in the County of DESOTO, State of Mississippi, and more particularly described as follows, to-wit:

**See Attached Legal Description designated as Exhibit "A"**

TO HAVE AND TO HOLD unto the Grantee, its heirs and assigns, in fee simple forever, and free from all liens and encumbrances except for the following exceptions:

- 1) Taxes and assessments for the current year and subsequent years, which are not yet due and payable.
- 2) Zoning and/or other land use regulations promulgated by federal, state or local governments affecting the use or occupancy of the subject property.
- 3) Any and all matters which would be disclosed by an accurate survey of current date and/or an actual inspection of said property.
- 4) Right of Way to Mississippi Power and Light of record in Deed Book 140, Page 300, in the Office of the Chancery Clerk of DeSoto County, Mississippi.

c:\property\wd

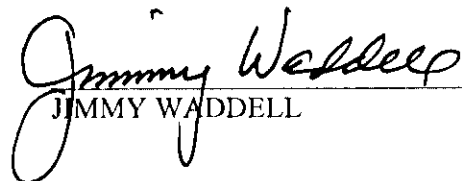
STATING - SCOTTELLO, LLC.

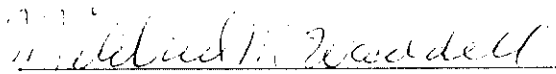
*[Signature]* JAN 12 10 05 AM '99

BK 345 PG 736  
W. E. B. BLOK.

BK 0345 PG 0737

IN TESTIMONY WHEREOF, witness the signature of the Grantors on this the 6th day of  
January, 1998.

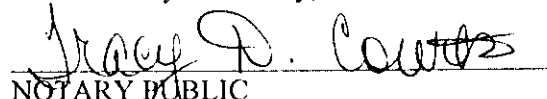
  
JIMMY WADDELL

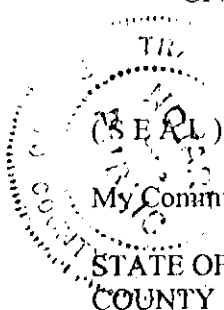
  
MILDRED M. WADDELL

STATE OF MS  
COUNTY OF DESOTO

THIS DAY personally appeared before me, the undersigned authority within and for the State  
and County aforesaid, JIMMY WADDELL, who acknowledged that he signed, executed and  
delivered the above and foregoing Warranty Deed on the day and year therein mentioned.

GIVEN under my hand and official seal on this the 6th day of January, 1998.

  
NOTARY PUBLIC



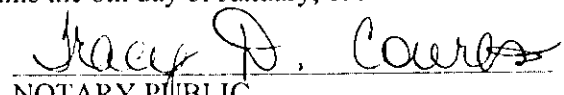
My Commission Expires:

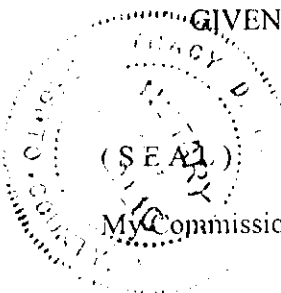
Nov. 7, 2000

STATE OF MS  
COUNTY OF DESOTO

THIS DAY personally appeared before me, the undersigned authority within and for the State  
and County aforesaid, MILDRED M. WADDELL, who acknowledged that she signed, executed  
and delivered the above and foregoing Warranty Deed on the day and year therein mentioned.

GIVEN under my hand and official seal on this the 6th day of January, 1998.

  
NOTARY PUBLIC



My Commission Expires:

Nov. 7, 2000

BK0345PG0738

ADDRESS OF GRANTORS:

11152 Hwy 330  
Coffeeville, MS 38922  
Home: 601 - 393 - 3464  
Work: 601 - 675 - 8483

ADDRESS OF GRANTEE:

1651 Dancy Blvd. Unit 5  
Horn Lake, Mississippi 38637  
Home: N/A  
Work: 601-393-9980

PREPARED BY AND RETURN TO:

HOLCOMB DUNBAR, P.A.  
P. O. BOX 190  
SOUTHAVEN, MS 38671-0190  
(601) 349-0664

FILE# 899-014/JSM

BK0345PG0739

Exhibit "A"

18.202 Acres, more or less, situated in the southeast quarter of Section 35, Township 1 South, Range 8 West, DeSoto County, Mississippi, and being more particularly described as follows:

Commencing at an axel found at the locally used and accepted southwest corner of Section 36, Township 1 South, Range 8 West, DeSoto County, Mississippi, common to the southeast corner of Section 35; thence North 00 degrees 21 minutes 10 seconds West 646.69 feet to a pipe found, being the southeast corner and the point of beginning of the described tract; thence North 89 degrees 26 minutes 45 seconds West 1240.84 feet to found angle iron; thence North 04 degrees 22 minutes 44 seconds East 406.15 feet to a rebar found; thence South 89 degrees 25 minutes 45 seconds East 70.33 feet to a rebar set; thence North 00 degrees 28 minutes 12 seconds East 54.25 feet to a rebar set; thence North 04 degrees 10 minutes 37 seconds East 207.51 feet to a rebar found; thence South 89 degrees 22 minutes 42 seconds East 1126.94 feet to a pipe found; thence South 00 degrees 15 minutes 27 seconds West 665.25 feet to the point of beginning and containing 18.202 acres, more or less. All bearings being referenced to true north in accordance with the survey of Land Surveying Company, Newton E. Land III, PLS, dated December 1998.